

Key: 397

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 415

LEG
AL
LAND

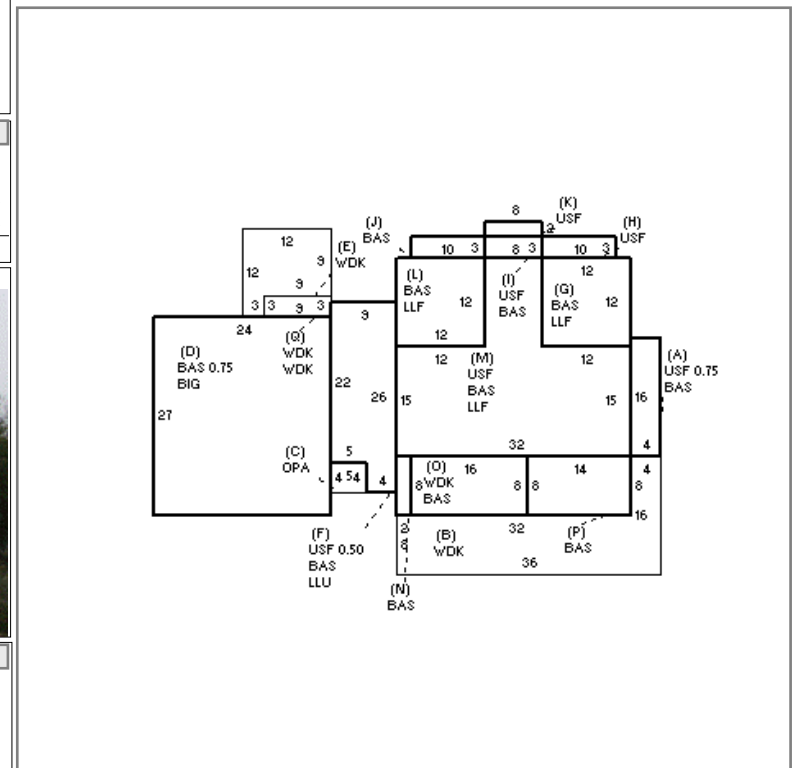
CURRENT OWNER				PARCEL ID				LOCATION			
MACGREGOR J BRUCE & O'CONNOR KAREN M P O BOX 1959 BREWSTER, MA 02631				69-103-0				73 SWIFT LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MACGREGOR J BRUCE & O'CONNOR KAREN M TRUSTEE				11/12/2002	F	100	15894-148				
				03/17/1999	F	1	12131-349				
MACGREGOR J BRUCE &				07/14/1978	XX		2747-323				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
283	04/03/2013	7	ALTERATIONS	6,000	08/07/2014	RJM	100	100
NP		12	CYCLICAL NON		10/01/2007	JH	100	100
168	04/29/1996	5	OTHER	6,000	03/01/1997	BC	100	100
545	09/19/1995	2	ADD	100,000	03/01/1997	BC	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,378	5	1.00	A	1,468,640	3.89	A	1.00	BVG	6.70	1,360,400

TOTAL	10,378 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	LOC FACTOR CHANGED TO 8N FOR FY 2002 PER BWA 2/6/01				LAND	1,360,400	1,283,500
St Ind	AVERAGE					BUILDING	711,600	681,400
Infl	AVERAGE					DETACHED	4,200	4,200
						OTHER	0	0
						TOTAL	2,076,200	1,969,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	7X7	49	22.94	1,000
HTB	A	1.00	20 0.80		1	4,058.10	3,200



BUILDING	CD	ADJ	DESC	MEASURE	10/21/2020	NF
MODEL	1		RESIDENTIAL	LIST	10/21/2020	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	12/31/2020	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
GENERATOR

DET
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YEAR BLT	1978	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	988,353		
NET AREA	3,603	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,938	1978	280.25	543,125	CONDITION ELEM	CD		
\$NLA(RCN)	\$274	OVERALL	0.980	EXT COVER	1	WD SHINGLE	1.00	+	WDK	N	WOOD DECK	619		48.44	29,986	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	20		61.79	1,236	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	D	BIG	N	BUILT-IN GARAGE	648		58.77	38,084	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	F	LLU	N	LOWER LEVEL UNF	214		114.19	24,436	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	+	LLF	L	LOWER LEVEL FIN	864	1978	157.35	135,954	HEAT/ELEC	A		
				HEATING/COOL	9	WARM/CL AIR	1.03	+	USF	L	UPPER STORY FIN	801	1978	224.88	180,127				
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		12,544.40	12,544				
									ODS	O	OUTDOOR SHOWER	1		2,984.40	2,984				
																		EFF.YR/AGE	1978 / 45
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$711,600